

THIS CONTRACT OF SALE, made this 7<sup>th</sup> day of July, 1960, by and between Katherine L. Cramer, widow, Philip R. Winebrener and Katherine G. Winebrener, his wife, Katherine L. Cramer, Trustee in No. 19420 Equity in the Circuit Court for Frederick County, Maryland (hereinafter called Sellers) and Frank S. Damazo (hereinafter called Buyer)

W I T N E S S E T H :

FIRST: That for and in consideration of the premises and of the mutual promises herein contained, the Sellers sell and the Buyer purchases all those two lots on North Street in Frederick City, Frederick County, Maryland, being lots Nos. 6 and 7 in Block 11 on a plat recorded in Liber W.I.P. No. 13, folio 335, one of the Land Records of Frederick County, Maryland, and being all and the same real estate which was conveyed to Noah E. Cramer from the Frederick Manufacturing and Development Company by deed dated June 11, 1891, and recorded in Liber W.I.P. No. 13, folio 493, one of the Land Records of Frederick County, Maryland.

TOGETHER with the rights, ways, easements and appurtenances thereunto belonging or in anywise appertaining.

SECOND: The price of said property is the sum of Three Thousand Dollars (\$3,000.00) of which amount the sum of Three Hundred Dollars (\$300.00) is paid upon the execution of this contract, the receipt of which is hereby acknowledged, and the balance to be paid on the final settlement date.

THIRD: The final settlement date for the transfer of real estate agreed to be sold hereby shall be the date of the final ratification of this contract of sale by the Circuit Court of Frederick County, Maryland, or as soon thereafter as practicable. On said final settlement date, upon payment of the balance of the purchase price as hereinbefore specified, the Sellers will deliver to the Buyer a good and sufficient deed of the Sellers conveying a good and marketable fee simple title to the said property, free and clear of all liens

CHARLES U. PRICE  
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EXHIBIT A